CITY REAL ESTATE FOR SALE. Fast Side.

DESIRABLE DWELLINGS FOR SALE-AT LOW est market rates:— b avenue, near Forty-fourth street—First class medium nd street, adjoining Fifth avenue-First class street, near Fifth avenue-Secret large ty-muth street, near Fifth avenue-Large and small

Houses, both leavehold.

First-state street, near Fifth avenue and Central ParkFirst class tour stery high stoop new brown stone House
20x30, lot 200 feet, in fee; possession.

Also
Bullding Lots, or and adjoining Fifth and Madison avenues
ab we and below the lark, at lowest rates. She, we Estate Funds to loan on bond and mortgage, the sums to suit, on New York and Brooklyn property. More gages cashed.

a revised printed list of Nadirou arenue and other Houses

PARK AVENUE FULL SIZED MODERN FOUR A PARK AVENUE TOTAL State Dwelling for sale-Freed; better's pantry, extension, &c. Furniture it deared V. E. STEVENSON & SON, it Pine street BROWN STONE HIGH STOOP HOUSE, FIFTY A can'th street, corner Lexington avenue; third on avenue, south Fifty-circlin street; and Forty-fourth street, near testing the avenue, also first class Tenements, corner Forty chith street and Fyrst evenue, for sale very cheap if applied mediately; or to let. McMANUS & MURPHY, 250 East Fifty-eighth street

I WILL SELL, IF APPLIED FOR INMEDIATE ly, one of those large four story high stoop Houses, 63 over, finished in walnut, rosewood, Hungarian ash, hi walnut, bird's-eye maple and mashegaay, 87,000 becreent cost prices. This is one of the best built houses Apply on the premises 25 East Filty-third street.

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FIRST CLASS MURRAY HILL FOUR STORY HIGH stoop brown stone, below Thirty-eighth street; 20 feet 4; with chandeliers and mantel mirrors; \$25,000; terms THOS. J. DUNKIN, 264 Third avenue. A SUPERIOR HOUSE FOR SALE IN THIRTY-FOURTH A street, near Madison avenue; over 54 feet wide; four ory, brown stone, high stoop; also a good Stable. Permit FRANK G. & DAVISON BROWN, 100 Broadway.

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A VERY DESIRABLE THREE STORY BROWN STONE front House for sale.—No. 5 East Thirtieth street; bean-duly freecoed; every intercontent; in perfect order. Apply to owner, 105 West Forty-clath street.

FOR SALE-THE THREE STORY HOUSE NO. 65 EAST P From-second street, near Madison avenue; in perfect erder; sil modern improvements, including Baker, Smith A Co.'s patent formace, price \$15,500, including Mirrors are Oss Fracure. Apply on the premises, or to EDWARD LIVIVOSTON, 31 New street.

FOR SALE-TENRMENT PROPERTY IN MOTT street, hos. 308, 510, 513, 214, 315 front, rear House will be sold reasonable; for terms apply on the premises, FOR SALE-VERY LOW, AND ON ACCOMODATING East Seventy-eighth street, near ry, high stoop, brown stone, in perfec

with gas fixtures.
RICHARD WILLIAMSON, Bull's Head Bank. LOR SALE—FIVE THREE STORY AND BASEMENT Houses in East Seventy-ninth street, below first avenue; all improvements; street 160 feet wide; Belgian pavement; price \$6,000, terms easy. Inquire on the premises, 444, of Mrs. BECK.

FOR SALE-HOUSE AND LOT 247 LEXINGTON AVE-nue, between Pifty-minth and Sixticth streets; three story, brown stone, high stoop; 20x42x50; price \$19,000. In-quire on premises or of the proprietor, H. C. DART, 23 Dey street.

FOR SALE-EXTREMELY CHEAP, FINE BROWN stone House, four story, high strop, 22x55x100; elegant order, between Fifth and Madison avenues, on Murray Hill.
W. P. SEYNOUR, IT Broadway. FOR SALE CHEAP THE THREE STORY HIGH STOO brick House 319 East Thirty-third street. Apply JOHN FETTRETCH, 454 Third avenue.

FOR SALE LOW, ON FAVORABLE TERMS—THE DE strade four story brown stone House 183 rast Sixtleth street, near Lexington avenue; 20 by 100. Apply on the premises.

TAOR SALE OR TO LEASE-VERY CHEAP, A FOUR I story high stoop House, located between Fourth Trion square, finished in hand style and having abundance of modern improvements, by to OWNER, 65 St. Mark's place.

FOR SALE OR TO LET-HANDSOME FOUR STORY high stoop brown stone House in Sixtleib street. Apply o owners, litVING & SON, rear of 203 East Tw-nty-sevent

FOR SALE OR TO LET—A LARGE HOUSE WITH modern improvements, also nine Lots of ground, with trutt, grapery, &c.; situated on 105th street. Inquire at 121 East Seventy-minth street. MARLEN, WILL BE SOLD CHEAP, A NEW, FIRST

1 cases 8 story high stoop basement and cellar brief longe, 30x403:10; all improvements; conveulent to steam are and toast; terms case; COPTOM & LINSCOTT, corner 118th st. and Third av. MADISON AVENUE-DESIRABLE FOUR STORY

PAT blab stoop Onto stone Descring for sale low; heat Forty-third street: 202x85; to 1100 feet. V. K. STEVENSON & SON, 11 Pine street. NO. 11 MITCHBLL PLACE (FORT) NINTH STREET, to be sold at ancidon at the Exchange to-day, by V. K. TEVENSON & SON A. F. FAI EQUILLO, according all the improvements, and is in a first clare neighborhood.

THE ADMIRABLY PLANNED BROWN STONE House, Ideas, not 105 feet, No. 210 East Forty-sixth street, un perfect order; terms favorable.

West orde.

A BARGAIN-ON WEST FIFTY-FIRST STREET, BE-tween Eighth and Ninth avenues-Handsome three Bury high stoop House; location first class; price \$15,060. T. OLIVER CARTER, 50 Wall street, basement.

A. FOUR STORY ENGLISH BASEMENT BROWN stone House for sale, he good order, on Thirty-fourth street, between seventh and Highth avenues; size 16.9555, let half block. Will be said low for cash and on favorable lerms.

T. S. SHEPHERD, 206 Broadway. A FOUR STORY HIGH STOOP STONE FRONT HOUSE, as West Fity-Sith street, for sale—Elegantly finished in cabinet woods; plate glass mirrors; the latest improvements, Apply or presiden.

FIRST CLASS HOUSE NO. 414 WEST TWENTY. Chaser. Apply to owner, o. on premises.

WM. H. REAGAN, No. 5 Beekman street. FOR SALE A THREE STORY AND BASEMENT brick House, 428 West Thirty-first street (store in basement; 18 feet front by 42 feet deep; lot M f et; price \$8,500, Apply to R. GREACEN & CO., 46 West Thirty-fras.

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FOR SALE-ON SEVENTH AVENUE, NEAR THIRTY-fourth street, a Church, 45:99 feet, lot 50:100 feet, ready for immediate occupancy. This is a rare opportunity for new congregations or courches wishing to change their location, as the above will be said cheap and on easy terms. Full particulars from HOMER MORGAN, No. 2 Plue street. FOR SALE OR TO WENT LOW-IN WEST TWENTY-second street, a very destrable English inserment House, in fine order. Apply for terms to N. B. PUTNAM, 41 Wall street, Johnson court.

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DELIGRIFUL HOUSE CHEAP GROUND 110 FERT front on Gates by 100 feet on Frankin avenue, Brook-ishouse No. 255. Clast feet, with extension 3022; in rood er; all modern improvements. Inquire on the premues.

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House to let—11 rooms, with all modern improved by painted and in perfect order; delightfully quated site Second place. Apply on the pramition, and if A BARGAIN. - 26,000 FOR THE TH FE STORY HIGH stoop frame House, 20:40:100. Supvessal arence, near McDonough street, Brooklyn: S rooms, all improvements; terms very easy. Address JWNES, 45 Fullon street, New York.

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Ily, a splendid three story brown stone front House; furniture nearly new. The rent is not so much of an object as to securing a good, careful tenant; location one of the pleasantest in the city, Carlton avenue, near Washington Park. For particulars and permits apply to E. GATES & CO., 697 Fulton street, corner St. Feltx street,

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HAMILTON, 28% Broadway, or 92 Front street.

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A. ing in prices from 85,000 to \$75,000; also unimproved Property, in plots to suit, at the "West End" or near the depot; Cottages to rent, furnished or unfurnished.

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A dence, with modern conveniences and 8% acres of Lana;
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Pine sirect.

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T. Seeley, in Sing Sing; the house has 12 rooms, with
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about the same, with a front of 25 feet, on Ellis place; contains apple, pear and peach trees, grapes and strawberries,
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TOR SALE—AT CRANFORD, N. J., A FRENCH ROOF House, 16 rooms, 35 by 42 feet, extension 13 by 18 feet, with all the modern improvements; price, \$14,000. A two story and attic, with II rooms, 25 by 30, extension 18 by 20 feet, with modern improvements; \$6,500. A two story and attic, 10 rooms, all the modern improvements; two acres of land, nicely laid out, with fruit and shrubbery; \$12,000. All on easy terms. Time from New York, 50 minutes; 24 trains per day at this place by New Jersey Central Railroad. For particulars address S. Cahilli, owner, Cranford, N. J.

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FOR SALE—LARGE BOARDING HOUSE, AT NYACK, with accommodations for 91 persons; splendid view of the Hudson; large grounds; man depot; all improvements.

NOTT & CO., 10 Pine street.

POR SALE AT A BARGAIN—ELEGANTLY FUR-nished House, delightfully located, at Elizabeth, N. J.; about 16 rooms, water, gas, furnace, Ac.; ground 75x100; price \$15,000; terms to suit. Permits of A. JOURNEAY, No. Pine street.

FOR SALE CHEAP-THAT SPLENDID LARGE House, 40,285, 18 large rooms, all conveniences, full verandas; stable, carriage house, one acre, beautifully ident, at Summit, N. J., three munites was from depot; learnifully located; garden, fruit; terms casy. Suitable for city boarders.

O. H. PIERSON, No. 5 Pine street.

Doarders. O. H. PIERSON, No. 5 Pine street.

FOR SALE OR TO LET—NEWARK, N. J. A NEW
first class three story and extension frame. House, very
pleasantly situated, containing II rooms, finished in the heat
style, with all the modern improvements; two minutes from
horse cars and five from New Jersey Railroad depot; price
\$7,500; terms casy. Address HENRY H. MUNDY, corner
East Mechanic and Bruen streets.

FOR SALE OR TO LET-HANDSOME COUNTRY Seat, at Orange, N. J.; charming location; fue modern dwelling. If rooms; stable, carriace house, three acres ground. Permits of A. JOURNEAY, No. 1 Pine street. POR SALE OR TO LET. FURNISHED—FOR SEASON or year, low, that beautiful, large Mansion at Cornwall, overlooking Huston river; 21 rooms, full verandas; 11 acres; abundance fruit; grapes; garden; carriage house, stable, cow, lorse, carriage; the best in Cornwall for city loarders. Particulars and possession of O. H. PIERSON, No. 6 Fine street, New York.

FOR SALE OR TO LET—AT NEWARK, N. J., A TWO story and French roof brick House; all the modern improvements; five minutes walk from depots; reut #800, Apply to BRADFIELD, RUSS & CROSS, corner of Market and Broad streets, Newark, N. J. FOR SALE OR TO RENT-A SMALL POTTERY IN Trenton, N. J., on exceedingly easy terms. Address AMUEL DICKINSON, corner State and Warren streets, reaton, N.

FOR RENT-HELMBOLD'S COTTAGE AT LONG Branch; situated on Chelsea avenue, a short distance from the beach, with a fine view of the ocean, nicely fur-nished throughout; will be rented by the term or season. Apply at 156 West Fourteenth street, or Palace of Pharmacy, 5-4 Broadway.

GOOD INVESTMENT.—TWO NEAT TWO STORY COT-tages; full lots; five minutes from first landing; will let for \$250 each; terms easy; \$4,000 for both. DARRIN, 50 Broad street.

HACKENSACK AND VICINITY.—FOR SALE AND TO and Cottages. Send for princellad, all prices, Country Seats and Cottages. Send for princellad.

E. M. MASON, No. 1 Centre street. HOUSES, COUNTRY SEATS AND PARMS TO LET and for sale, in all parts of Staten Island. For particulars and permits apply to J. W. SIMONSON, No. 136 Plue st. ONG ERANCH.—HOTEL PROPERTY, NEAR THE sea; 5½ acres; buildings new; 22 rooms; barn, icehouse, &c.; will be sold cheap. Address OWNER, 24; East 124th st. M ODEL FARM AT A BARGAIN—33 ACRES, BUILD. ings, 3c., in perfect order; fruit choice and abundant, near depot; 39 miles from New York. O. H. OLIVER, No. 7 Beekman street.

MILK AND DAIRY AND PRUIT PARM IN ROCK-land county for sale—75 acres, in excellent condition, for \$12,600; 30 miles from New York; ample buildings, house, &c. Address BLAUVELI, box 5,183 Poet office, New York.

PROPERTY OUT OF THE CITY FOR SALE ORANGE, N. J. COTTAGE TO I ST. FURNISHED OR unfurnished; two pariors, sit sig, dicing room, kitchen, six bedrooms; three acres, bare. Sale, fruit; ice minutes to depot. Appir at 46 Murray str. Thursday, from 10 to 2.

ORANGE, N. J.—FOP SALE, ON ORANGE MOUN-lain, the Cottage: Stice low; terms casy. R. P. SMALL, 109 Pearl street. PLAINFIELD N. J.—A SPLENDED FARM, OF 120
acrea, F. od buildings, fruit, &c., for tale very cheap.
Also small farms and Country seats at bargains.
KELLY BROTHERS, 205 Broadway.

PASCACK, N. J.—DESIRABLE COUNTRY FLACE, containing in rooms; three acres in garden; fine fruit and shade; balf mile from depot; \$8,000; rent \$80. B. FLANAGAN, Fourth avenue, corner Twenty-tighth st. PAVENSWOOD,—TO LET, THE MODERN THREE tory and basement House, double front, Mansard roof, with wing, fronting the tumpike road and the East river, opposite Riackweil's Island, with extensive grounds, fruit trees, &c. It contains 16 pleasant rooms, stationary wash tubs, bath, water closet, &c. Rent low to a good tenant. Inquire on the premises, between the Mansion House and the residence of Mr. Freeman, Havenwood, a few minutes waik from the Astoria dock, or JOSEPH HAYWARD, 170 Fulton street, New York.

About 28,000 acres of Land to be sold at public auction, at

the West Jersey Hotel, Camden, N. J., on May 8, 1871, at one

To speculators in land, projectors of towns and capitalists reaerally a rare opportunity for investment is presented.

A Parm of about 700 acres, with extensive improvements, and included included. Several Mills and additional mill and manufacturing sites Several Mills and additional mill and manuscroung pro on the property.

Railroads traverse the entire length of the tract. Atsion station is the point of junction of two railroads. Towns and settlements may be favorably located. The cedar timber is of coniderable value. Cranberies, grapes, sweet potatoes, hops, &c., &c., can be very successfully cultivated. Good title will be made to the purchaser. Send for a pamphiet containing particulars, and apply, personally of by mail to GEORGE M. DALLAS, Assignee.

No. 222 South Fourth street, Philadelphia.

CTATEN ISLAND SPECIALTY.—FOR SALE, AT PORT SHichmond, S. I., five minutes from landing. House, with ten rooms, in good order, with seven lots of ground. 88,500.

J. M. PHELPS, 135 Broadway.

THE OLD BOOT AND SHOE STORE AT JAMAICA, L I., with Business and Property, for sale, now doing ex-cellent business, on Folton street; owner died; widow wil

TO LET—AT WOODSIDE, L. I., IFFREN MINUTES
from Thirty-fourth street, New Yo., by steam, and 45
minutes from City Hall, vis James' alsp. "v., a splendid Villat
Residence, I brooms and celtar; 6 lots o. "ound; nicely located; two minutes' walk from two depot.
Apply to BENJ.
Will
be sold, with rent to apply or purchase, if desired.
Will
be sold, with rent to apply or purchase, if desired. TO LET-TWO NEW HOUSES ON DAVIS AVENUE,
Staten Island, five minutes walk from Song Harbor
landing; gas and water throughout and all other improvements; 15 rooms. Apply for particulars to H. P. DELAFIELD, 54 Pine street.

TO LET-GOTHIC HOUSE, 12 ROOMS, GARDEN. fruits, stables, 4 acres high ground, one hour from city, fruits, stables, 4 acres high ground, one hour from cit ranklin, N. J.; 8600 J. FISHER SATTERTH WAITE, 10 Pine street.

TO LET-AT ASTORIA, A TWO STORY AND BASE I ment House, on Remsen street, with garden and fruit, also a new three story and basement brick House, on Steven street. Apply to G. W. HUBBARD & CO., 57 Pine street; or JACOB F. WRIGHT, Astoria. TO LET-FURNISHED COMPLETE, ORANGE JUNC

1 tion, N. J., three minutes from depot, House containing 12 rooms; good neighborhood; possession. NICHOLS CAFFERTY, 93 Fourth avenue, corner Eleventh street. TO LET-A NEW AND ELECTRY COUNTY AND ELECTRY COUNTY AND ELECTRY COUNTY CO

TO LET A COUNTRY SEAT IN WEST MORRISANIA. Westchester county, N. Y.; 10 minutes walk from Merose station, near the boulevard and in the immediate neighborhood of Fleetwood Park; the house contains 14 room nicely furnished; the ground covers 10 acres, diviside up in a orchard, a regetable garden and woodland; ice house, stab for 4 horses, Ecows, the milk of which will be for the use of the county of the co

TO LET-IN ORANGE, N. J., AN ELEGANT COTTAGE House, entirely new, 9 rooms; fine garden, with pienty of truit; near depot; rent \$700. Apply at No. 25 Eim street, Orange, or to J. C. JOHNSON, No. 505 Broadway, New York. TO LET—AT FISHKILL, ON THE HUDSON, ONE mile from the Hudson River Railroad depot, a furnished Cottage, containing twelve rooms, and ample closet and storeroom; good stable and fine garden, with two and a half acree of land; river and mountain views very fine; excellent spring of water; in fact, everything necessary for a gentleman's country residence. Price \$500 per year, or \$500 for six months.

TO LET-AT FLUSHING, L. I., A LARGE HOUSE A Barn and Grounds, excepting three rouns, occupied by three adults, who would board with the family; rent mode rate. Apply to THOMAS DARLING, Broadway, above Night street, Flushlog. TO LET-AT LOWER RAVENSWOOD, L. I., A RESI

To LET-AT IRVINGTON, N. J., HOUSE, 10 ROOMS; 50ft spring water, 3½ acres land, barn, shade and fruit trees; two lines horse cars to Newark; handy; rent 8500 per annum. Apply to E. MOORE, 304 West street, New York. TO LET-FURNISHED COMPLETE, A COTTAGE House, is rooms, at New Brighton, Staten Island. Apply on the premises, No. 2 St. Mark's place, poper Terrace, Staten Island, or to A. PRENTICE, 136 Broadway.

TO LET-ONE-HALF OF THE LARGE DOUBLE A store, corner of Centre and White streets, New York Dispensary building; the other half will be occupied by the Norwalk Iron Works as salesroom for stationary and portable engines and steam pumps. Parties dealing in wood or iron working maconiery preferred. Address NORWALK IRON WORKS, South Norwalk, Conn.

DO LET—A HANDSOME COTTAGE IN RAHWAY, N. J. only five minutes' walk from the depot, with eight wallable rooms, newly painted and put in thorough repair gas, water, dry celiar and large garden; rent \$250 per ann Apply to Mr. JAMES A. MCCKEERY, 202 Broadway, or H. OSMAN, in Rahway.

TO LET-FOR THE SUMMER SEASON, THE INTER national Hotel, at Carrieville, New Jersey. For information apply to M. L. MIEGE, 132 Prince street. To LET-AT WEST FLUSHING, L. I., A NEW COT tage; rest low. Inquire at 237 Greenwich street, N. Y. TO LET AT YONKERS, TWO PLEASANTLY SITUA-ted new Houses, containing 11 rooms each; easy walk from station; rent low to acceptable, responsible parties. Ap-ply to J. S. TALBOT, 506 Broadway, second story.

TO RENT—AT INWOOD ON HUDSON, 20 MINUTES from Thirtieth street, three minutes from depot, several first class Houses; all the modern improvements; rent 280 to \$1,200. SEALEY & BROTHER, 34 Liberty street. TO RENT-ON HUDSON RIVER, BETWEEN NYACK and Piermont. House containing 12 rooms, with about five acres; barn, boathouse, &c.; rent \$1,000, S. S. KICHARDS, 28 Wall street.

TO RENT-FURNISHED, FROM 1ST OF MAY, A Country Place, on the west bank of the Hudson, five miles north of Newburg. W. B. CROSBY, 25 Pine street. TO LET OR FOR SALE—A COTTAGE, WITH EIGHT rooms, garden, fruit, &c., at Norwood, Bergen county, N. J., three minutes from depot, 21 miles from New York; rent \$300; price \$4,500. Apply to CORNELIUS E. DEMAREST, Norwood, N. J.

TO LET OR LEASE—AT WHITE PLAINS, N.Y., HARLEM Railroad, ten minutes' walk from depot, on Broadway, principal street, partly furnished large double and wing frame House, 22 rooms; stable, garden and orchard attached; terms reasonable; well suited for school or board ing house. Apply to GEO. E. GOURAUD, 24 Trinny place, Appraiser's Building; 74 Madison avenue, New York. TO RENT OR SELL-TWO MOST DELIGHTFUL Country Residences; shade fruit, lawn, &c.: one hour in New Jerser. See owner, office of H. B. STANTON, No. 4 Warren street.

VALUABLE HOTEL AND 14 ACRES OF LAND IN Connecticut to exchange for a good Farm. MARCUS H. LAING, 42 John street. VIRGINIA PLANTATIONS FOR SALE AND EX-MARCUS H. LAING, 42 John street. \$400 PER ANNUM.—TO LET. TWO STORY AND kitchen extension frame Dwelting, at Wattessing, Bloomfield, New Jersey. Apply to T. R. PEACOCK, 188 Broadway, New York.

\$600 FOR FIVE ACRES OF GOOD GARDENING property, near churches, schools and rairond depot; title perfect; ten acres same place. 71 Beekman street.

A Chance to Spoure a Delightful SubuebA chance to Spoure a Delightful SubuebHandsome House, 25th, in centre of ten lots, directly facing
fiscen lots recently purchased by General from Thumb and
on which be intends creeting a handsome suburban residence. An editorial of the Spoutin Eagle pronounces the
street on which this property is located as the most desirable
in Brookiya. A very small amount of each only required,
owner would take balance of equity in house or very small
country place convenient to city; unencombered preferred;
fair and square trade only required; if not forthwith exchanged wil be withdrawn. Apply to owner, 142 schermerborn street, Brookiya.

A THREE STORY HIGH STOOP BROWN STONE House, Seventr eighth street, between Lexington and Fourth avenues, and three story brick Store, Second avenue, near Forty-nith street, to exchange for iots on this island, C. J. BENEDIUT, corner Sixty-third street and Third av. A FINE FOUR STORY BROWN STONE STORE and Dwelling on Second avenue, near Fifty-first street, will be exchanged for a private dwelling down town; east side preferred and below Fifteenth street.

VACHE & BROWN, 963 Third avenue.

A HOUSE FOR SALB OR EXCHANGE-IN 142D street, for a country store, the house consisting of 14 rooms, French roof and extensions. Address SMITH, 143d street.

AN UNENCUMBERED BROWN STONE HOUSE TO exchange for a Country Seat on or near the water, worth from \$10,000 to \$20,000. COUNTNEY & GRAY, 78 Cedar street. A FIRST CLASS FOUR STORY BROWN STONE COR ner House, newly furnished, to exchange for a Country Seat, not to exceed 40 miles from New York, near a ratiroad immediate possession. Apply on premises, 39 Park avenue before 11 A. M., or 52 Cedar street, rooms Nos. 2 and 3.

A. T. STEWART'S HEMPSTRAD PLAINS.—A FARM OF A 183 acres, unencumbered, within nail a mile of Stewart's land and railroad, for city Property.

MARCUS H. LAING, 47 John street.

REAL ESTATE TO BACHANGE. EXCHANGE FOR NEW YORK OR BROOKLYN
Property—A Farm of 40 acres, handsome improvements; equity 25,60°; will be soid cheap for cash. Address
kil Bleecker street.

ACHANGE 64 ACRES, UNENCUMBERED, FRONT Ing Delaware river, 85,500; 400 Acres, Stock, &c., 70,00; splendid Brookiyn corner Store, £15,000; several argains. D. F. CURLEY, 27 New Chambers street. FARM, UNENGUMBERED, 2,500 AGRES; FINE TIME TO Ber; good water power; new sawmill and dwelling, barnace.; six hours from New York; timber estimated to pay for place; will exchange for city or Brooklyn Property. Apply at 96 Maiden lage, room No. J.

POR EXCHANGE—FOR GOOD ILLINOIS LANDS, FIVE best located City Lots, in Jersey City, and seven Lots at Rutherlurd Park.

J. FISHER SATTERTHWAITE, 10 Pine street. FOR EXCHANGE—A GOOD PARM; NO ENCOM brance, and a short well secured mortgage for a stock of merchandise. Principals meaning business only address room 67 National Hotel.

FOR SALE CHEAP OR WILL EXCHANGE FOR Tenement Property—Four Lots, a few hundred feet from the Grand Boulevard and Circle.

GRADY & FOX, 592 Sixth avenue.

FOR SALE OR EXCHANGE—FURNISHED THREE flatory modern brick House, Hoyt street, Brooklyn, value \$15,000, for medium sized New York lots, equal value. Apply to A. JOURNEAT, No. 1 Pine street. FOR SALE OR TO EXCHANGE-FOR A HOUSE IN

I' Brooklyn, a handsome Residence, containing all moder improvements, on one of the best avenues in Elizabeth, N J.; terms easy. For particulars and to see photograph appl to or address the owner, 18 Moore street, room 25. POR SALE OR EXCHANGE—ON MOUNT HOPE Westchester county, two inlies from McCoomb's or Central bridge, five minutes' walk from Cevital avenue and Tremont station, Hariem River Railroad, a first class Owelling, 13 rooms; 8 Lots of ground, fronting on two streets: fine well of water and moder; improvements. Apply to JOHN D. OTTIWELL, 199 Third avenue.

TOR SALE OR EXCHANGE FOR CITY OR BROOK I iyn Property—A two story and baseme t House, fu lot, on Seventy-fourth street. WM. BALFOUR, 1,345 Third avenue, near Seventy-seventh street. FOR SALE OR EXCHANGE-VALUABLE MILI Property, 23 miles from New York city; Flouring Mili six run of stones, all improvements, in complete order Gang and Circular Saws; Mills run by water and ascau; 8 horse Engine; 2 large Houses, barns, stables, &c.; 8 acres e Land. For particulars apply to WILLIAMSON & ALTON Nos. 8 and 10 Pine street, New York.

FOR SALE OR EXCHANGE HOUSE AND TWO LOTS for a cheap Farm. Apply at the house, 487 Monroe street, Brooklyn.

FOR SALE OR EXCHANGE—FOR NEW YORK CITY property, beautiful Residence, eleganty furnished or unfurnished; spacious grounds and outhouses, with horses, carriages, &c., if desired: situated in Elizabeth, N. J. Adoress MERCHANT, box 113 Herald office. TENEMENT PROPERTY TO EXCHANGE.-A LARGE

ouble Tenement, two stories and 46 rooms, for Brookly, oved Real Estate. MARCUS H. LAING, 42 John st. TO EXCHANGE—EQUITY OF \$7,000. IN TWO brown stone thousas in Fifty-seventh street, for a Farm or Village property within one neur of city.

M. H. KIMBALL, 251 East Fifty-seventh street. TO EXCHANGE FOR MERCHANDISE SUITABLE FOR

TO EXCHANGE FOR LOTS—A FIVE SIGNY BRICK Tenement on East Twenty-fifth street, \$5.55.55 block.
KILPATRICK & HOLMES, 46 East Twenty-third street. TO EXCHANGE FOR REAL ESTATE—A MANUFACT turing business of long standing, together with machinery and stock; stock worth \$150,000; machinery, \$850,000; a profit of 40 per cent is guaranteed. Address EACHANGE, with full particulars, or no notice will be taken, box 199 Herald office.

TO EXCHANGE FOR REAL ESTATE A FREIGHT Propeller of 154 tons; price \$4,000. Address EX CHANGE, box 197 Herald office.

TO TRADE.—WILL PUT THE HOUSE IN AT A CASH valuation and will take as part payment \$83,000 worth of first class 0. T. t. & Co. brandles and good bourbon and wines; the bouse is located in Cumberland street, near De-Kaib avenue; the best location in the Twentieth w.-d; the story brick, basement and sub-ceilar; all improvements. Apply to owner, M. J. HOLDER, southwest corner of Ciermont and DeKaib avenues, Delmonico House, Brootlyn. WANTED-BROOKLYN OR NEAR BY IMPROVED Property in exchange for Pennsylvania and Missouri Landa and cash.
VANDERVOORT & HARRINGTON, 33 Park row.

WANTED-ONE OR TWO FULL LOTS, IN PART EX-change for a new four story and basement Philadelphia brick House; location between Lexington and Fourth ave-nues, near Fifty-fourth street. Address BUILDER, 256 East Fifty-second street. REAL ESTATE WANTED. NICE SMALL COUNTRY HOTEL OR ROAD HOUSE

wanted—In exchange for an elegant paying brick Tenent Property in New York city; price about \$14,000.
C. J. CLARKE, 202 Broadway. WANTED-A SMALL, NICELY FURNISHED HOUSE. below the Park, between Lexington and Sixth avenues Price not to exceed \$20,000. I OTT & CO., 10 Pine street. WANTED TO PURCHASE - A RESIDENCE OR FARM. V convenient to city; location must be healthy and un exceptionable; value from \$9.000 to \$15,000; wfil pay al cash to get a bargain. Apply at 85 Maidee lane, room No. S

HOUSES, ROOMS, &C., WANTED. A EOOM AND ONE OR TWO BEDROOMS WANTED-In a private house, by a quiet, respectable family of three adults; rent not over \$25 per month. Address S. K., box 214 Hersald office.

A RESPECTABLE COUPLE WISH A GENTLEMAN'S house to take care of; have no children. The best of reference. Call at or address 102 West 14th st. A QUIET AMERICAN FAMILY OF FOUR WANT A Second Floor of four or five rooms, with mas and bath, in a respectable location; terms must be moderate. Address F. V., box 1,416 Fost office.

A and first class neighborhood; references exchanged; no agents; whole or part of rent to be taken in Board. Address 127 East Sixteenth street. Al. care of a house during the summer. Can furnish the best reference. Call at 248 West 41 at at.

FURNISHED HOUSE WANTED-IN A CENTRAL

LADY DESIRES TO RENT A HOUSE FROM A party who will take part rent in board; best reference. Address Mrs. EMERY, 147 East Thirty-inited street. HIGH STOOP THREE STORY OR ENGLISH BASE, ment four sory Hause wanted, in an unexceptionable eighborhood, with all modern improvements, between wentieth and Fiftieth streets, west side, at low rent. Please and permit if required.

WM. FLANDRAU, 280 Ninth avenue.

A PHYSICIAN WISHES ROOMS IN A FIRST CLASS location. Address F. H. N., Uptown Advertisement office, 545 West Thirty-second street. No replies noticed except terms, &c., are stated. A RESPONSIBLE AND RESPECTABLE PHYSICIAN, with a small, but select, practice, wants permanently, in a choice locality, at a fair rent, two or three furnished or unfurnished Rooms, two of which must be on the first floor. Send particulars, with full name, to FREEMASON, box 105 Herald Uptown Branch onice, 1,345 Broadway.

COUNTRY HOUSE WANTED.—WANTED, IN NEW Jersey, one hour from New York by rail, a fully furnish ed Cottage, for the season; rent not over \$130 per month house must be well shaded and in a healthy location. Address, with full particulars, CASH, box 3,920 Post office, N. Y FOUR ADULTS DESIRE 3 OR 4 ROOMS FOR LIGHT house: eeping, in good location, above Fiftieth atreet-rent not to exceed 515 per month; best references given. Address ROOMS, Herald office.

FURNISHED HOUSE WANTED.—A PARTY, WITH UN-exceptionable references, wishes to reat a House, fur-nished or partially furnished, located between Twenty-ninth and Forty-second streets and Fourth and Sixth avenues. Ad-dress A. B., 144 West Forty-second street. PHYSICIAN'S OFFICE WANTED—ABOVE TWENTIETH street, on the west side. Address, with description and terms, Dr. K. M. WRIGHT, box 145 Herald Uptown Branch office, 1,246 Broadway.

SUIT OF ROOMS WANTED-FOR THE SUMMER, Swithout board; three or four rooms, on first or second floor; Fifth avenue, between Twenty-seventh and Thirty-third streets. Address J. W. B., Herako office. TO HOTEL OWNERS.—A GENTLEMAN OF EXPERI-ance in hotel business, who has kept hotels and restau-rants for a number of years, wishes to reat a furnished Hotel or large Boarding House at reasonable terms; references given. Address C. C., box 207 Herald office.

WANTED-BY A YOUNG COUPLE, ABOUT THREE neat unfurnished Rooms References exchanged. Address C. R. F., station D, New York. WANTED-A FOUR STORY HIGH STOOP HOUSE, the rooms or more, between Fourth and Sixth avenues and Fourteenth and Thirty-fourth street; unexceptionable references. Apply at 25 West Eighteenth street.

WANTED-A PURNISHED HOUSE, BELOW THIRTY-first street, by a respectable family; real taken out in board; reference given. Address PENN, box 165 Berald Up-town Branch office, 1.246 Broadway. WANTED-BY A VERY QUIET COUPLE, TWO NICEly furnished Rooms, with conveniences for light housekeeping; nelgaborhood of Sixth avenue pgeferred. Address,
stating terms, M. N., box 192 Herald Uptown Branch office,
1,246 Srondway.

WANTED—BY A SMALL AMERICAN FAMILY, PART of a House, five or six rooms; located between Twenty-third street and Second and Lexington avenues; rent about \$500. Address M. GOODWIN, 143 East Thirty-third street, near Lexington avenue. WANTED-THREE GOOD FIZED BOOMS, WITH water, on third floor, in private house, west side, for family of three; rent from \$18 to \$30. Address B. O., Herald office.

WANTED-BY A SINGLE GENTLEMAN, A SUITE OF two or three Rooms, on fret floor, front, between Pitth and Sixth avenues and fourteenth and Twentieth streets; must be handsomely furnished and first class in every re-spect. Address, stating terms, F. M. J., box 220 Herald office.

WANTED-FOR HOUSEKEEPING, THE UPPER PART of small house, not less than four rooms, on west side, below Twenty-fifth street, rent not to exceed \$35. Address H., 38 Crosby street.

WANTED-A COTTAGE OF 8 TO 10 ROOMS, WITH garden, ac., on the line of New Jersey or New Jersey Central Railroad; rent not to exceed \$350. Address J., Herald office. WANTED FOR UNEXCEPTIONABLE TENANT, first class four story un'urnished House, full width, on lease, three or five years, below Fiftieth street, between Park and Sixth avenues. Apply to A JOURNEAY, No. 1 Pine street.

WANTED-BY MAY I, BY A SMALL, GERMAN family, Apartments in a private dwelling, between Twelfth and Twentieth streets and Second and Fourth avenues; rept not to exceed \$50 per month. Address J. D., Herald office. WANTED-A SMALL ROOM, WITH ONE HORSE power, for manufacturing an article of hardware; lower floor preferred. Call at 85 Beetman street, Po stairs, to-day, between 10 and 12 and 2 and 6 o'clock.

HOUSES, ROUMS, &U., WANTED. WANTED—A HOUSE, BETWEEN THIRTIETH AND Sixtleth streets, Fourth and Second avenues; rent not to exceed \$800 per year. Address H. B., box 8,488 Post office WANTED—BY A GENTLEMAN AND WIFE, TWO handsomely furnished Rooms, with all modern improvements, without board, in a good location. Address, itsiling terms, W. M., Herald office.

WANTED—A FOUR STORY BROWN STONE FRONT House, furnished, for a small private family, between Fourth and Sixth avenues and Thirty-fourth and Ffifty-ninth streets, in a good neighborhood. Address stating terms, HOUEE, box 5,198 Post office. WANTED-BY A SMALL FAMILY OF ADULTS, A three story high stoop House, 16 to 20 feet wide, with modern improvements, aftuated on the west side of town, between Twentieth and Thiriteith streets; rant \$1,000 to \$1,50. Address T. S., Herald office.

WANTED-STORAGE FOR MACHINERY. ADDRESS
D. B., 51 Murray street, first loft.

WANTED—AN UNFURNISHED RECEPTION ROOM, in a first class location and private family: terms rea-sonable; best references given and required. Address C, box No. 1 Uptown Advertisement office, 64% west Thirty-second WANTED-BY AN AMERICAN FAMILY OF ADULTS, a front or rear Basement, one Parlor and three Rooms on top floor of private house, in respectable location, below Twenty-third street; best references given. Address, stating rent, &c. E. McCOY, 36 Second avenue.

WANTED TO HIRE—A GOOD HOUSE, UNFUR-nished, in the vicinity of the Grand Opera House, by a careful small family of adults; best references given as to re-sponsibility, respectability, ac. Address JAMES R. ED-WARDS, 27 West Twenty-third street.

WANTED TO HIRE FOR A TERM OF YEARS—A spacious Factory, with steam power, i.e., in this city of its immediate vicinity. Address, with foull particulars, box 50 Post office, New York. WANTED TO LEASE—A BUILDING FOR THE MANU-facture of chemicals; no smell or nuisance; rent not to exceed \$2,000 per annum. Address M. B., Herald office.

WANTED TO RENT-A PURNISHED HOUSE IN THE country; on Hudson river preferred. Address, with full particulars, box 5,222 Post office. WANTED TO RENT- BY A PRIVATE FAMILY, A PUR

VV nished or unfurnished House in a good locality; best reference and security given. Address J. MORTIMER. box 106 Post office, Tarrytown, N. Y. 30 WEST 48TH ST.-A RESPECTABLE MAN AND for the summer; best city reference can be given.

149 5TH AV.-A LADY TEACHER, HAVING THE highest references, would like to take charge of a house in this city during the summer. Call on or address FRENCH TEACHER. BURNITURE.

A PARTY GIVING UP HOUSEKEEPING WILL SELL their entire Establishment, house 22x3x100, in East Statisth street; four story brown stone, elegantly furnished, paintings, bronzes, &c. Will be sold very low. Apply to J. & W. P. SCRYMSER, 10 Pine street.

A MAGNIFICENT DRAWING ROOM SUIT, POMPA-donr style, covered French brocatel, cost 3450, for \$200; one do., \$50: Planoforte, Bronzes, Piateing, Statuary, mar-queterie Cabinet Table, Bookease, Eugenc, Silverware, Bu-reaus, Bedstoads, Mattrosees, at half ordrinal cost; property family icaving city. 56 West Fifteenth street, near Fifth av. A MAGNIFICENT RICHLY GILDED AND CARVED A MAGNIFICENT RIGHLY GILDED AND CARVED
satin brocatel double Farlor Suit, made to order nine
months ago for \$850, will be sold for \$500; one do, satin
brocatel, \$175; one do, \$65, two walnut reps Suits, \$50;
rosewood and waltuit Chamber Suits, from \$50 up to
\$200; Velvet, Brussels Carpets; Curtains, Mirrors, Bronzes,
Clocks, Faintings, Dining Furniture, Ac., at a sacrifice,
Also magnificent rosewood 74 octave Planoforte, cost \$700,
for \$275. Call at private residence 12 heat Tenth atreet, between Fifth avenue and University place.

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